

Official RecordRecording requested By
DYLAN FREHNER

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$15.00

Page 1 of 2

RPTT:

Recorded By: AK

Book- 311 Page- 0437

APN: 001-201-63

RETURN RECORDED DEED TO:

Vaughn Kay Phillips and
Donna Mae Phillips, Trustees
P.O. Box 454
Pioche, Nevada 89043

GRANTEE/MAIL TAX STATEMENTS TO:

Vaughn Kay Phillips and
Donna Mae Phillips, Trustees
P.O. Box 454
Pioche, Nevada 89043



0151920

QUITCLAIM DEED

THIS INDENTURE, made and entered into this 22 day of May, 2017, by and between, Lorie Campbell and Blair Campbell, husband and wife, as joint tenants with full right of survivorship, the party of the first part and hereinafter referred to as "GRANTORS", and, Vaughn Kay Phillips, Trustee, and Donna Mae Phillips, Trustee, of the Vaughn Kay Phillips and Donna Mae Phillips Family Living Trust dated the 14th day of July 1995, the party of the second part and hereinafter referred to as "GRANTEES."

WITNESSETH:

That the GRANTORS, in consideration of Ten Dollars (\$10), lawful money of the United States of America, and other good and valuable consideration, in hand paid by the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, do hereby quitclaim unto the GRANTEES, and to their heirs and assigns, forever, all their right, title and interest in and to those certain lots, pieces and parcels of land situate in Pioche, County of Lincoln, State of Nevada, and more particularly described as follows, to-wit:

APN #001-201-63, and further described as:

Parcel 3 of Parcel Map Merger and Resubdivision of Vaughn Kay Phillips and Donna Mae Phillips Family Living Trust dated the 14 day of July 1995, recorded in the office of the County Recorder of Lincoln County, on February 27, 2012, as Document No. 0140804 and found in Plat Book D, page 53.

TOGETHER WITH all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining and the reversion(s), remainder(s), rents, issues and profits thereof; also all possession, claim and demand whatsoever, as well as in law as in equity of the said party of the first part, of, in, or to the said premises.



TO HAVE AND TO HOLD, all and singular, the said premises together with the appurtenances, unto the said GRANTEES, and to their heirs and assigns, forever.

IN WITNESS WHEREOF, the GRANTORS have hereunto set their hand the day and year first above written.

Lorie Campbell
LORIE CAMPBELL

Blair Campbell
BLAIR CAMPBELL

State of NEVADA)
 CLARK)ss.
County of ~~LINCOLN~~)

On this 22nd day of May, 2017, ***LORIE CAMPBELL and BLAIR CAMPBELL*** personally appeared before me and proved to me to be the person described in and who executed the foregoing Quitclaim Deed, who acknowledged that they executed the same freely and voluntarily and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal.

Daysi Martinez
NOTARY PUBLIC

DAYSI MARTINEZ
NOTARY PUBLIC
STATE OF NEVADA
COUNTY OF CLARK
Commission No. 12-8349-1
My Commission Expires 02-02-2021

STATE OF NEVADA
DECLARATION OF VALUE

Recording requested By
DYLAN FREHNER

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Page 1 of 2 Fee: \$15.00
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- 1. Assessor Parcel Number(s)
 - a. 001-201-63
 - b. _____
 - c. _____
 - d. _____

- 2. Type of Property:

a. <input checked="" type="checkbox"/> Vacant Land	b. <input type="checkbox"/> Single Fam. Res.
c. <input type="checkbox"/> Condo/Twnhse	d. <input type="checkbox"/> 2-4 Plex
e. <input type="checkbox"/> Apt. Bldg	f. <input type="checkbox"/> Comm'l/Ind'l
g. <input type="checkbox"/> Agricultural	h. <input type="checkbox"/> Mobile Home
<input type="checkbox"/> Other	

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: <u>Trust on file.</u>	
Notes: <u>No Consideration.</u>	

- 3.a. Total Value/Sales Price of Property \$ _____
- b. Deed in Lieu of Foreclosure Only (value of property (_____)
- c. Transfer Tax Value: \$ _____
- d. Real Property Transfer Tax Due \$ _____

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section 7
- b. Explain Reason for Exemption: Transfer of title to or from a trust w/o consideration if a certificate of trust is provided at time of

- 5. Partial Interest: Percentage being transferred: 100 % transfer.

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature [Signature] Capacity: Grantor _____

Signature [Signature] Capacity: Grantee _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: See Attached
Address: _____
City: _____
State: _____ Zip: _____

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: See Attached
Address: _____
City: _____
State: _____ Zip: _____

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)

Print Name: Dylan V. Frehner, Esq.
Address: P.O. Box 517
City: Pioche

Escrow # n/a
State: Nevada Zip: 89043



STATE OF NEVADA
DECLARATION OF VALUE
GRANTOR/GRANTEE
INFORMATION

GRANTOR

Lorie Campbell and Blair Campbell
3857 Intermezzo Way
North Las Vegas, NV 89032

GRANTEE

Vaughn Kay Phillips, Trustee
Donna Mae Phillips, Trustee
Of the Vaughn Kay Phillips and Donna Mae Phillips Family
Family Living Trust dated the 14th day of July 1995
P.O. Box 454
Pioche, Nevada 89043

